

TOWN OF NEWSTEAD - PLANNING BOARD MINUTES
November 21, 2005

PRESENT: Tom Cowan, Chairman
Terry Janicz
John Olaf
Andy Kelkenberg
Don Hoefler
John Potera
Rebecca Baker, Zoning Officer and Recording Clerk
ABSENT: Rick Meahl

The Planning Board meeting was called to order by Tom Cowan at 7:35PM.

One Lot Minor Subdivision – Moore Road – Peter Kyzmir, Executor – Beatrice Cummings Estate.

Mr. Kyzmir submitted a draft copy of the wetlands delineated by Leader Professional Services dated Nov 2005. This draft indicates the potential of two locations that may not be located in the wetlands. Mr. Kyzmir is waiting for a final copy which he will submit to the Army Corps of Engineers for final determination. The board reviewed the colored map Christine and Becky created regarding this property and all the different types of land on the parcel (wetlands, floodplain, Loma, and Loma exceptions). The board has decided to table this matter until a final decision has been received.

Minutes Review

John Olaf motioned to approve the minutes of October 31st as written, Don seconded the motion:

Tom Cowan	-Aye
John Olaf	-Aye
Don Hoefler	-Aye
Terry Janicz	-Aye
John Potera	-Aye
Andy Kelkenberg	-Aye

Zoning Report

The board reviewed the zoning report submitted by Rebecca Baker. No one had any questions.

Amended Site Plan – 11520 Main Rd. – John Smith

John presented the amended site plan for 11520 Main Rd. The planning board had earlier determined that there was no change in use for the expanded business. The amended plan shows the two paved parking areas and the grass area with newly planted trees. The amended plan was requested in an effort to keep accurate and up to date records.

2006 Meeting Dates

The Board agreed upon the meeting dates and deadline dates for submission for 2006. They will be posted in the Town Hall and printed in the Akron Bugle.

Route 5 Overlay District

The board was advised of the final meeting date set for November 28th at the new time **7:15pm.**

Special Use Permits in RA Zone for Home-Based Businesses (April 4th recommendations to the Town Board)

Terry made a motion to adjourn the meeting at 8:47pm, Don seconded and all approved.

Respectfully submitted by
Rebecca K. Baker
Zoning Officer